

**BEFORE THE PLANNING COMMISSION FOR
THE CITY OF BEAVERTON, OREGON**

IN THE MATTER OF A REQUEST FOR APPROVAL) ORDER NO.2825
OF A MAJOR MODIFICATION OF A) CU2021-0003 ORDER APPROVING
CONDITIONAL USE (VOSE ELEMENATRY) VOSE ELEMENTARY SCHOOL, MAJOR
SCHOOL) BEAVERTON SCHOOL DISTRICT,) MODIFICATION OF A CONDITIONAL USE
APPLICANT.)

The matter came before the Planning Commission on July 21, 2021, on a request for a Major Modification to a Conditional Use for an existing elementary school. The request is for 4,950 square foot addition beneath an existing covered area, minor modifications to pedestrian circulation and minor modifications to exterior lighting, to create five new classrooms. The previously approved maximum student enrollment of 750 students will not change. The subject site is located at 11350 SW Denney Road, Beaverton Oregon, 97008. The property is identified on Washington County Assessor's Map 1S1 22DB as Tax Lot 2000.

Pursuant to Ordinance 2050 (Development Code) Section 50.45, the Planning Commission conducted a public hearing; reviewed exhibits; and considered testimony on the subject proposal.

The Commission raised a question regarding the possibility of providing cover for the existing bicycle parking. The applicant explained that there is covered bicycle parking near the entrance to the school, on the northern portion of the site. Additionally, staff explained that schools are exempt from required

covered bicycle parking per section 60.30.10.2.B.2 of the Beaverton Development Code.

The Commission, after holding the public hearing and considering all oral and written testimony, adopts the Staff Report dated July 14, 2021, and the facts and findings contained therein, as applicable to the approval criteria contained in Sections 40.03.01 and 40.15.15.4.C of the Development Code.

Therefore, **IT IS HEREBY ORDERED** that **CU2021-0003** is **APPROVED**, based on the testimony, reports and exhibits, and evidence presented during the public hearing on the matter and based on the facts, findings, and conclusions found in the Staff Report dated July 14, 2021, and the findings contained therein, subject to the conditions of approval as follows:

1. The applicant shall obtain a Design Review Two approval consistent with the submitted plans. (Planning/BC)
2. All conditions in CU2015-0011 shall remain in full effect. (Planning/BC)
3. The Conditional Use permit shall run with the land and shall continue to be valid upon a change of ownership of the site, unless otherwise specified in conditions attached to the permit. (Planning/BC)
4. The decision shall expire automatically two (2) years from the effective date of decision unless the approval is enacted either through construction or establishment of use within the two (2) year time period. (Planning/BC)

Motion **CARRIED**, by the following vote:

AYES: Winter, Overhage, Lawler, Nye, Saldana, Teater
NAYS: None.
ABSTAIN: None.
ABSENT: McCann.

Dated this **28** day of **July**, 2021.

To appeal the decision of the Planning Commission, as articulated in Land Use Order No. 2825 an appeal must be filed on an Appeal form provided by the Director at the City of Beaverton Community Development Department's office by no later than 4:30 p.m. on **August 9**, 2021.

PLANNING COMMISSION
FOR BEAVERTON, OREGON

ATTEST:

APPROVED:

BRETT CANNON
Assistant Planner

Jerry Lawler

Terry Lawler
Chair

JANA FOX
Current Planning Manager